

2008-016457

Klamath County, Oregon



THIS SPAC



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12/12/2008 03:08:02 PM

Fee: \$26.00

After recording return to:
Mark Egger and Rosanna Egger
1875 Ladigo Ct
La Pine, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:
Mark Egger and Rosanna Egger
1875 Ladigo Ct
La Pine, OR 97739

File No.: 7064-1296199 (MG)
Date: October 08, 2008

STATUTORY WARRANTY DEED

Bradford L. Foote and Mary E. Foote as tenants by the entirety, Grantor, conveys and warrants to **Mark Egger and Rosanna Egger as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 27 in Block 4 Wagon Trail Acreages No. 1, First Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$435,000.00**. (Here comply with requirements of ORS 93.030)

F26

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 3 day of November, 2008.


Bradford L. Foote

Mary E. Foote

STATE OF Oregon)
)ss.
County of Deschutes)

This instrument was acknowledged before me on this 3 day of November, 2008
by **Bradford L Foote and Mary E. Foote.**

Sharan. Banman



Notary Public for Oregon
My commission expires: 12/21/21